THE ECONOMIC DEVELOPMENT CORPORATION OF WESLACO
MINUTES OF THE REGULAR MEETING
JUNE 18, 2025

On this, eighteenth (18th) day of June 2025 at 5:00 P.M., the Economic Development Corporation of Weslaco convened its regular meeting at the Business Visitor & Event Center Board Room located at 275 South Kansas Ave., Weslaco, Texas for discussion and taking possible action on the following items.

The following members were present:
Sandra Charlton
Jerry Gonzalez
Joe Olivarez – Arrived at 5:02 PM
Robert Donalson – Left at 6:00 PM

Also present were:
Steven Valdez – EDCW Executive Director
Jorge Lozano – EDCW Assistant Executive Director
Maria Cisneros – EDCW Commercial Real Estate & Retail Recruitment Manager
Michelle Smith – EDCW Digital Communications Manager
Angelina Rodriguez – EDCW Administrative Assistant
Gene Vaughn - EDCW Attorney
Kristen Gutierrez – EDCW Attorney
Edward Contreras – Lone Star Investment Pool
Cesar Merla - LISTO RGV Conference
Carlos Marin – ERO Engineering

At 5:00 P.M., Ms. Charlton called the Board Meeting to order.

I. Call to Order

A. Roll Call.
A quorum was formed with four Board Members present at 5:02 PM.

B. Board Members' declaration of potential conflicts of interest as to any agenda items.
There were no declarations of potential conflicts of interest as to any agenda items.

II. Public Comments

This portion of the meeting is not intended to be an extended discussion or a debate and is limited to three (3) minutes for each presenter. Presenters may address the Board of the EDCW regarding any item on the agenda that will be discussed by the Board during the open portion of the meeting. Board members do not reply; they listen.
There were no public comments.

III. Presentation

A. Presentation - Edward Contreras of Lone Star Investment Pool.

Mr. Edward Contreras made a brief presentation regarding investment funds.

No action.

At 5:02 PM, Ms. Charlton announced that the EDCW Board would deviate from the original agenda order.

B. Presentation – Cesar Merla LISTO RGV Conference.
Mr. Cesar Merla gave a brief presentation regarding the LISTO RGV Conference taking place from September 24 – 26, 2025.

No action.

C. Presentation – Carlos Marin Ground Water Study, City of Weslaco.
Mr. Carlos Marin gave a brief presentation regarding the groundwater study for the city of Weslaco.

No action.

IV. Consent Agenda

A. Approval of Minutes of Regular Meeting of May 14, 2025.

B. Approval of Minutes of Special Meeting of May 28, 2025.

C. Discussion and Possible Action to authorize training between STC and EDCW for high-demand job training with CIL Fresh.
Mr. Gonzalez made a motion to approve the consent agenda.
Mr. Olivarez seconds the motion.

Mr. Gonzalez votes in favor.
Mr. Olivarez votes in favor.
Ms. Charlton votes in favor.
Mr. Donalson votes in favor.

Motion passes with four votes.

V. New Business

A. Discussion and Possible action to consider and authorize the purchase of Christmas decorations.
Mr. Gonzalez made a motion to authorize the purchase of the Christmas decorations for up to $7,556.60.
Mr. Olivarez seconds the motion.

Mr. Gonzalez votes in favor.
Mr. Olivarez votes in favor.

Ms. Charlton votes in favor.
Mr. Donalson votes in favor.

Motion passes with four votes.

B. Discussion and Possible action to amend the budget for the fiscal year ending September 30, 2025.
Ms. Charlton made a motion to increase the budget for the Façade grant to $50,000.00 in the fiscal budget for the fiscal year ending September 30, 2025.
Mr. Gonzalez seconds the motion.

Ms. Charlton votes in favor.
Mr. Gonzalez votes in favor.
Mr. Olivarez votes in favor.
Mr. Donalson votes in favor.

Motion passes with four votes.

C. Discussion regarding the budget for the 2025-2026 fiscal year.

No action.

D. Discussion and Possible action regarding repairs of the RTU 3 HVAC at the UTRGV Center for Innovation and Commercialization.
Mr. Gonzalez made a motion to approve the recommendation as presented.
Mr. Donalson seconds the motion.

Mr. Gonzalez votes in favor.
Mr. Donalson votes in favor.
Ms. Charlton votes in favor.
Mr. Olivarez votes in favor.

Motion passes with four votes.

VI. Reports

A. Monthly Financial Report May 2025 – Jorge Lozano.
Mr. Lozano made a brief presentation of the May 2025 monthly financial report.

No action.

B. Executive Director's Report – Steven M. Valdez.
Mr. Valdez gave a brief report where he highlighted the following items: Project Blue Diamond, State of the City Address, and Ribbon Cutting Ceremonies.

No action.

VII. Closed Session

At 5:22 PM, Ms. Charlton announced that the EDCW Board will move into Closed Session.

At 5:48 PM, Ms. Charlton announced that the EDCW Board will move out of Closed Session and into Open Session.

VIII. Action on Closed Session

A. Deliberation and Possible action regarding economic development matters (as permitted under Tex. Gov't Code Section 551.087), including, but not limited to the following:

1. Summary of Leads.
No action.

2. Project Wealth – Façade Grant Request.
Mr. Gonzalez made a motion to approve the façade grant request as presented.
Mr. Donalson seconds the motion.

Mr. Gonzalez votes in favor.
Mr. Donalson votes in favor.
Ms. Charlton votes in favor.
Mr. Olivarez votes in favor.

Motion passes with four votes.

3. Project No Socks 2.0 – Incentive Amendment.
Mr. Gonzalez made a motion to authorize the incentive request as presented.
Mr. Olivarez seconds the motion.

Mr. Gonzalez votes in favor.
Mr. Olivarez votes in favor.
Ms. Charlton votes in favor.
Mr. Donalson votes in favor.

Motion passes with four votes.

4. Project Montague – Incentive Request.
Mr. Gonzalez made a motion to approve the incentive request as presented.
Mr. Donalson seconds the motion.

Mr. Gonzalez votes in favor.
Mr. Donalson votes in favor.
Ms. Charlton votes in favor.
Mr. Olivarez votes in favor.

Motion passes with four votes.

B. Deliberation and Possible action regarding real property matters (as permitted under Tex. Gov't Code Section 551.072).
No action.

C. Deliberation & Possible action regarding EDCW employment matters. (as permitted under Tex. Gov't Code Section 551.074 and 551.071).
No action.

D. Consultation with Attorney (as permitted under Tex. Gov't Code Section 551.071).
No action.

IX. Adjournment

With no other business before the Board, at 6:38 P.M., the EDCW Regular Board Meeting of June 18, 2025, was adjourned.

Respectfully submitted:

Maria Cisneros – Recorder

The minutes were approved at the Regular Board Meeting of July 16, 2025.

Kris Garcia - Secretary